# \$690,000 - 97 Cornerbrook Road Ne, Calgary

MLS® #A2255357

# \$690,000

7 Bedroom, 4.00 Bathroom, 1,868 sqft Residential on 0.07 Acres

Cornerstone., Calgary, Alberta

JOIN US OPEN HOUSE TODAY 2-4 pm 05
October 2025--2 BEDROOM LEGAL
BASEMENT SUITE | MAIN FLOOR
BEDROOM & FULL BATHROOM | TOTAL 7
BEDROOMS | 4 FULL BATHROOMS | 1867
SQFT Stunning 2023-Built 7-Bedroom Home
with LEGAL Suite in Cornerbrook NE!

This beautiful 2023-built two-story home offers nearly 2,700 sq ft of luxurious living space, thoughtfully designed for modern families and smart investors alike. From the moment you enter, you'II appreciate the bright open layout, high-end finishes, and natural light throughout.

The main floor features a full bedroom and 4-piece bath, making it perfect for seniors, in-laws, or guests seeking comfort and privacy. Upstairs, you'II find four spacious bedrooms and two full bathrooms, including a primary suite with walk-in closet and ensuite. That's a total of 7 bedrooms and 4 full bathroomsâ€"ideal for large or extended families.

The crown jewel of this home is the builder-finished LEGAL basement suite, complete with 2 bedrooms, full kitchen, separate laundry, private entrance, and bathroom. Whether you're looking to generate rental income (\$1,500/month), host extended family, or simply reduce your mortgage, this suite provides incredible



flexibilityâ€"and makes mortgage approval easier for first-time buyers.

At the heart of the main floor is a gourmet kitchen featuring a center island, upgraded cabinetry, stainless steel appliances, and a walk-in pantry. The kitchen flows seamlessly into the dining and living area, while a finished deck and landscaped yard offer the perfect outdoor space for entertaining.

Located in the highly desirable Cornerbrook community, you're just minutes from parks, schools, shopping, and with easy access to Stoney Trail.

A rare opportunity for families, investors, or first-time buyersâ€"this home combines lifestyle, comfort, and financial advantage in one!

Don't waitâ€"schedule your private showing today!

Built in 2023

## **Essential Information**

MLS® # A2255357
Price \$690,000

Bedrooms 7

Bathrooms 4.00

Full Baths 4

Square Footage 1,868 Acres 0.07

Year Built 2023

Type Residential

Sub-Type Detached

Style 2 Storey

Status Active

# **Community Information**





Address 97 Cornerbrook Road Ne

Subdivision Cornerstone.

City Calgary
County Calgary
Province Alberta
Postal Code T3N2G9

## **Amenities**

Parking Spaces 4

Parking Alley Access, Off Street, Parking Pad

# of Garages 2

## Interior

Interior Features Breakfast Bar, No Animal Home, No Smoking Home

Appliances Built-In Electric Range, Built-In Refrigerator, Dishwasher, Dryer, Electric

Oven, Washer, Window Coverings

Heating Fireplace(s), Forced Air, Hot Water, Natural Gas

Cooling None
Has Basement Yes
Basement Full

#### **Exterior**

Exterior Features BBQ gas line

Lot Description Back Lane, Back Yard

Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Poured Concrete

### Additional Information

Date Listed September 10th, 2025

Days on Market 52

Zoning (R-G)

# **Listing Details**

Listing Office CalEstate Realty

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